



# The City of NORMAN

201 West Gray, Bldg. A • P.O. Box 370  
Norman, Oklahoma 73069 • 73070

PLANNING AND COMMUNITY DEVELOPMENT  
Phone: 405-366-5433

**CASE NUMBER:** PD15-38  
**APPLICANT:** Wildwood Community Church  
**DATE:** November 5, 2015  
**LOCATION:** 1501 24<sup>th</sup> Avenue N.E.  
**TO:** Interested Neighbors  
**WARD:** 6  
**FROM:** City of Norman Department of Planning and Community Development  
**SUBJECT:** Pre-Development Discussion of a Proposed Parking Lot Expansion

You are receiving this letter because you own property within the 350-foot notification boundary of a Pre-Development application to consider expansion of a parking lot for the church. This property is currently zoned A-2, Rural Agricultural District, and rezoning will not be required. This project will require an amendment to the NORMAN 2025 Land Use and Transportation Plan from Open Space Designation to Institutional Designation.

Please join us for a Pre-Development discussion of this proposal on Thursday, November 19, 2015 from 5:30 p.m. until 6:00 p.m. The meeting will be held in Conference Room D of Building A of the Norman Municipal Complex, 201 West Gray Street, located north and west of the downtown Post Office.

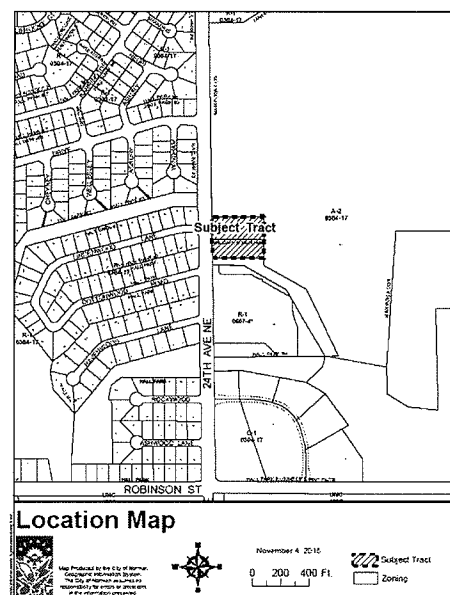
*This applicant has filed a concurrent application for Planning Commission consideration of this project at their December 10, 2015 meeting. You will also be receiving notice of that meeting in the near future.*

Pre-Development meetings are required for property owners seeking to undertake certain land use actions (any Special Use, rezoning of land over 40 acres in size, amendment of the NORMAN 2025 Land Use & Transportation Plan, subdivision of property, Rural Certificate of Survey greater than 40 acres, or construction of a cellular tower) that could have an impact on surrounding properties.

Pre-Development meetings allow applicants and neighboring property owners to meet informally to discuss proposals and air concerns prior to the public hearing process. Often Pre-Development meetings allow applicants and neighbors to resolve issues of concern, which in turn saves time, money and hard feelings on all sides.

If you have questions about the proposal, please call the contact person, Mark Robinson, (405) 329-3939 between 8:00 a.m. and 3:00 p.m. on Monday, Wednesday or Thursday. We look forward to your participation and thank you for taking an active role in your community.

## VICINITY MAP





# Application for Pre-Development Informational Meeting

Case No. PD 15-38

City of Norman Planning & Community Development - 201 W. Gray St., Bldg. A - Norman, OK 73069 — (405) 366-5433 Phone - (405) 366-5274 Fax

<b>APPLICANT/LAND OWNER</b> Wildwood Community Church	<b>ADDRESS</b> 1501 24th Ave. NE Norman, OK 73071
<b>EMAIL ADDRESS</b> MarkRobinson@WildwoodChurch.org	<b>NAME AND PHONE NUMBER OF CONTACT PERSON(S)</b> Mark Robinson 405-329-3939 <b>BEST TIME TO CALL</b> 8am to 3pm M.W.Th

☒ Concurrent Planning Commission review requested and application submitted with this application.

A proposal for development on a parcel of land, generally located East of the SW/4, Sec22, T9N, R2W, L.M., Cleveland County

and containing approximately 1.44 acres, will be brought forward to the Planning Commission and City Council for consideration within the next six months.

The Proposed Use(s) in this development will include (please describe specific land uses and approximate number of acres in each use):

working lot expansion for the church using all these 44 acres islands for the required landscaping.

This proposed development will necessitate (check all that apply):

- ☒ 2025 Plan Amendment    ☐ Growth Boundary  
☒ Land Use  
☐ Transportation  
☐ Rezoning to \_\_\_\_\_ District(s)  
☐ Special Use for \_\_\_\_\_  
☐ Preliminary Plat \_\_\_\_\_ (Plat Name)  
☐ Norman Rural Certificate of Survey (COS)  
☐ Commercial Communication Tower

Items submitted:

- ☒ Deed or Legal Description  
☒ Radius Map  
☒ Certified Ownership List  
☒ Written description of project  
☒ Preliminary Development Map  
☒ Greenbelt Enhancement Statement  
☒ Filing fee of \$125.00

Current Zoning: A-2

Current Plan Designation: Open Space

Concurrent Planning Commission Review Requested: ☒

Received on:

11-2-15  
at 3:30 a.m./p.m.

by mt

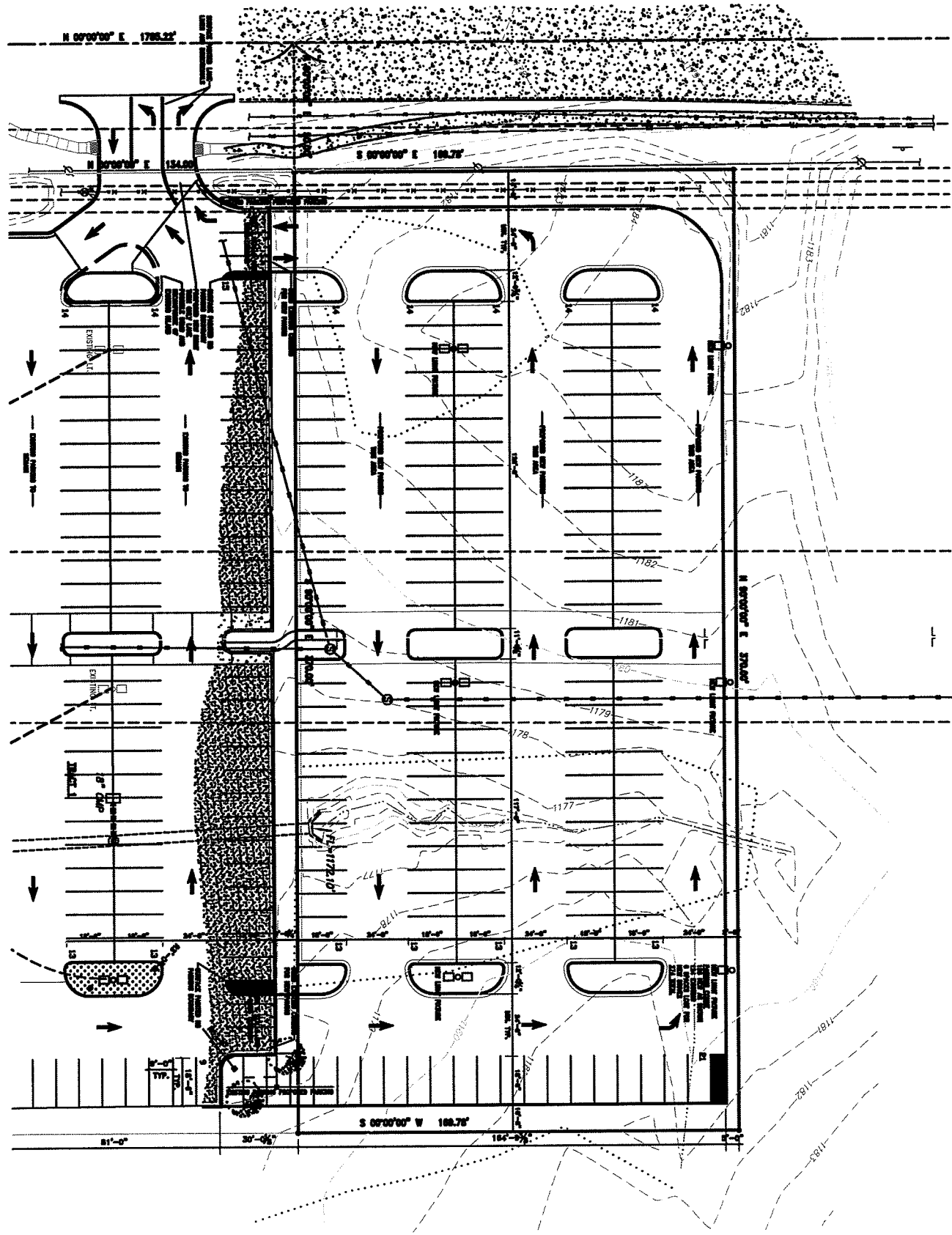
Wildwood Community Church  
North Parking Lot II  
Project Description

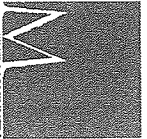
This project is to build additional parking for the Wildwood Community Church. The parking lot is to be built on a 1.44 acre tract that is immediately north of their present north parking lot. The new parking lot will hold approximately 155 cars.

The property to the north and east is presently undeveloped. The property to the west (on the west side of 24th Ave. NE) is single family residential. The property to the south is owned by the church and contains a parking lot.

There will be no structures involved with this project. There will be six new light poles for lighting of the new parking lot. The lighting will be supplied by "down lights" to reduce any lighting off of the property. There will be internal islands that will be landscaped as well as the perimeter.

The impact on the property owners on the west side of 24th Ave. NE should be minimal as the parking lot will be mainly used on Sunday mornings.



<h1 style="margin: 0;">A1.0</h1>	Project Name: RLS 1216	<h2 style="margin: 0;">Wildwood Community Church Parking Lot Expansion</h2> <p style="margin: 0;">1501 24th AVE N.E. Norman, Oklahoma</p>	Title Date: 2/20/2008 PRELIMINARY	Owner Approval: <input type="checkbox"/> ARCHITECTIC DESIGN <input type="checkbox"/> DESIGN DEVELOPMENT <input type="checkbox"/> CONSTRUCTION DOCUMENTS	 <p style="font-size: 8px;">THE MCGRAW-HILL PUBLISHING COMPANY</p> <p style="font-size: 8px;">300 West Lake Suite 200 Norman, Oklahoma 73072 405.363.4400 405.363.4207 mcgraw-hill.com</p>
	Sheet Title: SITE PARKING PLAN		Owner Signature: _____ Date: _____	Designer Signature: _____ Date: _____	
	Sheet Number: A1.0		Project: _____	Project: _____	
	Revision: _____		Project: _____	Project: _____	